



NORFOLK

CITY PLANNING COMMISSION MEETING AGENDA

January 8, 2015

12:30 PM –City Planning Commission lunch

1. Annual Reorganization (1:00 PM) Action

- A. Elect 2015 Chair
- B. Elect 2015 Vice-chair
- C. 2014 meeting schedule
- D. Elect representative to the Public Arts Commission
- E. Elect representative to the Architectural Review Board
- F. Consider changes to CPC Policies and Procedures Handbook

2. Architectural Review Board items Action

A. Private Project

1. 209 W. 32nd Street

Applicant: Marc L. Foils

Project Request: Expanding a non-conforming structure in Park Place

Project Summary: The applicant proposes to add a canopy above the entrance door to the upper unit on the front of the home; and canopy above both doors on the rear of the home; relocate the utility meters; expand the rear deck; and place the HVAC units next to the rear elevation of the home. It appears from an existing photo that there was a canopy over this front entrance. The front canopy is proposed to be a front gable with triangular brackets that match the existing brackets on the front gabled porch. The canopy is proposed to span the width of the front entrance door. The rear canopy is shed style with triangular brackets that match the existing brackets on the front gabled porch. Both canopies are constructed of wood; have exposed rafter tails and use a composite roofing shingle that matches the existing roof.

Presently the utility meters are located on the rear elevation and the applicant would like to locate them on the driveway side of the home near the back corner outside of the fence. Two new HVAC units are proposed to be located in along the rear elevation next to the deck.

ARB Recommendation: By a vote of 8 to 0, the ARB recommends approval for the two canopies, relocation of the utility meters, expansion of the rear deck and HVAC locations with the following conditions:

- The trim shall be stained or painted;
- The canopies shall be stained or painted;

- The triangle brackets on the rear canopy, shall be located at the ends of the canopy; and
- The rear deck shall be stained or painted.

2. Location:

A. 1045 South Main Street—BAE Systems Pump Station

Applicant: Jannelle Logan, Timmons Group

Project Request: Design review for the construction and landscaping for a sewer pump station

Project Summary: BAE has an easement on property belonging to the City of Norfolk for this pump station. They propose to build a new pump station that is mostly underground. They will demolish and remove the existing building and three existing concrete pads. The new pump station will be located in the same location within the same basic footprint. The cap will be concrete and have three hatch doors to access the pump station which will not be visible from outside the fence. The following items will be visible above the cap: some mechanical equipment like the exhaust fan cage and emergency pump connections that will be painted green. A twelve-foot wide gravel drive is proposed to be added six feet from and parallel to the slab. The drive is proposed to tie into an existing drive on the property. They are proposing to fence this area and tie into the existing fencing on the property with fencing to match. Landscaping is proposed to buffer the pump station from S. Main Street and adjacent St. Helena Elementary School. The applicant has been working with RPOS and has chosen the following plantings: three “Prairiefire Crabapple” trees; two Norwegian Sunset Maple trees; fourteen Eleanor Tabor Indian Hawthorne shrubs; four “Purple Pixie Loropetalum” shrubs; and thirty six “Big Blue Liriope” for ground cover. Hardwood mulch is proposed for all of the planting beds and lawn is called out between the fencing and the beds. The planting beds shall have a bed line edge. A single square pole, high sodium light fixture is proposed in black. The housing is rectilinear.

ARB Recommendation: By a vote of 7 to 0 (1 abstention), the ARB recommends approval for the construction of the pump station and landscaping as presented with the following conditions:

- The fencing that is proposed to be a decorative aluminum style in black;
- The fencing on the other three sides shall be replaced to match the new fencing;
- The height and location of the fencing shall meet the present zoning requirements for R-8;
- The light fixture shall be LED.

3. Ft. Norfolk Renaissance/ULI Study – Christine Morris, Chief Resilience Officer

4. Norfolk Redevelopment and Housing Authority Update – John Kownack, Chief Community Development Officer

5. Presentations

- A. Storm Water projects – *David Ricks, Director, Public Works; John White, Storm Water Engineer, Public Works*
- B. New Staff Report format – *Susan Pollock-Hart, Principal Planner*
- C. [Regional Visioning Process](#) – *Paula Shea, AICP, Principal Planner*
- D. CRS Strategy – *Robert Tajan, AICP, CFM, Principal Planner*
- E. Zoning Ordinance Update process – *Jeremy Sharp, AICP, Senior Planner*

6. Public Hearing Preview

7. Director's Comments

- A. Council Actions

8. Comments from Commissioners

9. February 2015 Meeting Schedule

Wednesday, February 11, 2015	1:00 PM Zoning Field Trip
Thursday, February 12, 2015	1:00 PM Regular Meeting
Thursday, February 26, 2015	1:00 PM Regular Meeting
	2:30 PM Public Hearing Meeting

Design Review applications for items scheduled for the City Planning Commission meeting, exclusive of information only items, can be viewed at the website below:

www.norfolk.gov/Planning/designreview.asp